

## 896m<sup>2</sup> Building for Sale in Nicosia - Agios Ioannis, Limassol District

Modern residential apartment complex of 8 units that combines modern architecture and high-quality materials.

The complex is an excellent investment as the area has excellent infrastructure, with easy and convenient connection to many major amenities and services in the city. It is a close gated complex and has 8 residential units of 2-bedroom apartments. Each unit will have its own private, covered balcony with larch double glazed windows.

Ideal for residence who are looking for an apartment in a convenient and desirable area of the city as it is close to the city centre. Just few meters away from the complex there are pharmacies, health facilities, shops, schools, ...

### Property Info

### Plot / Area Info

### Additional info

Covered Area

**896**

Plot area

**558**

Reference Number

**20872**

Property type

**Building**

Condition

**Brand New**

Construction Year

**2022**

Bathrooms

**5+**

### Amenities

### Location

**Location:** Nicosia - Agios Ioannis Region: **Limassol**

## Price: €2 250 000 + VAT

VAT for this property is **€374,766** or **€427,500**. VAT usually is 19%. If it is your first purchase of property, you can have VAT reduced to 5% for the first 150sq.m. of the property.

|     |                 |                    |                     |                 |             |
|-----|-----------------|--------------------|---------------------|-----------------|-------------|
| VAT | <b>Excluded</b> | Title transfer fee | <b>None</b>         | Common expenses | <b>None</b> |
|     |                 | Price per SQM      | <b>€2 511.00/m²</b> |                 |             |

## Representative: 1st Class Homes

|  |              |            |  |
|--|--------------|------------|--|
| Registration number                      | <b>690</b>   | Email      | <b>info@1stclass-homes.com</b>                                     |
| License number                           | <b>367/E</b> | Legal name | <b>KM FIRST CLASS HOMES LTD, KM FIRST CLASS HOMES SERVICES LTD</b> |
| Phone: <b>+35725310243, +35770000889</b> |              |            |  |

## Price change history

€2 250 000 on May 23, 2024



